

REGULAR MEETING – MANSFIELD TOWN COUNCIL
June 11, 2012

Deputy Mayor Antonia Moran called the regular meeting of the Mansfield Town Council to order at 7:30 p.m. in the Council Chamber of the Audrey P. Beck Building.

I. ROLL CALL

Present: Freudmann, Keane, Kochenburger, Moran, Paulhus, Ryan, Schaefer, Shapiro
Excused: Paterson

II. APPROVAL OF MINUTES

Mr. Shapiro moved and Mr. Paulhus seconded to approve the minutes of the May 8, 2012 special meeting as presented. Motion passed with all in favor except Mr. Freudmann and Ms. Keane, who abstained. Mr. Schaefer moved and Mr. Paulhus seconded to approve the minutes of the May 17, 2012 special meeting as presented. The motion passed with all in favor except Mr. Freudmann who abstained. Mr. Shapiro moved and Mr. Paulhus seconded to approve the minutes of the May 29, 2012 regular meeting as presented. The motion passed with all in favor except Mr. Freudmann and Mr. Ryan, who abstained. Mr. Paulhus moved and Mr. Schaefer seconded to approve the minutes of the May 31, 2012 special meeting as amended by the Clerk. Motion passed with all in favor except Mr. Ryan who abstained.

III. PUBLIC HEARING

1. Neighborhood Assistance Act Programs

Town Manager Matt Hart requested the Council continue the public hearing through June 25, 2012 in order to allow sufficient time for nonprofit agencies to apply for projects under this program. Director of Parks and Recreation Curt Vincente and Parks Coordinator Jennifer Kaufman explained the program and highlighted the four projects currently under consideration. The Town Council will need to approve the projects by July 2, 2012 and apply to the State by October 1, 2012.

No other comments were offered. The hearing remains open.

IV. OPPORTUNITY FOR PUBLIC TO ADDRESS THE COUNCIL

Ric Hossack, Middle Turnpike, expressed his view that the proposed Right to Farm Ordinance is selective and elitist and the acquisition grant for the Laguardia property is ridiculous as the Town already owns too much property.

Alison Hilding, Southwood Road, distributed a corrected copy of a previously submitted chart showing referenda voting in November elections. (Revision attached) Ms. Hilding expressed her support for the construction of a sidewalk on the north side of North Eagleville Road between Northwood Road and Hunting Lodge Road and urged that it be continued past Northwood to Southwood Road. Ms. Hilding requested both the Council and members of the public be allowed to ask questions at the scheduled water forum.

Howard Raphaelson, Timber Drive, read a statement regarding public participation at Town Meetings and referenda. (Statement attached).

Betty Wassmundt, Old Turnpike Road, requested additional data regarding the impact of the proposed municipal tax incentives for farms and objected to the proposed revenue clerk position stating that it was her belief the new computer system would make less work in the Assessor's and Collector's offices.

V. REPORT OF THE TOWN MANAGER

The Town Manager presented his written report.

VI. REPORTS AND COMMENTS OF COUNCIL MEMBERS

Ms. Keane reported Council members received an email which stated the May 14, 2012 Town Council minutes were not posted on the website. Staff will check.
Deputy Mayor Moran attended a ribbon cutting ceremony for the Reflection Hair Salon on Route 44.

VII. OLD BUSINESS

2. Storrs Center Update

The Town Manager reported demolition of the Phil's building and the garage has been completed; Phase 1B is underway; the construction of the garage is basically on schedule and a new candy shop has been signed as a tenant. Additionally, the Arts Advisory Commission has expressed some interest in space in Phase 1A. Work to develop an equitable solution regarding the parking garage overruns is continuing and will be the subject of an executive session later this evening.

In response to a question from Councilor Freudmann, the Town Manager will schedule a discussion of the Town's in-kind service participation in the public improvement portion of the project including the amount of money being spent.

The Town Manager will provide an update for the Council on the final environmental report concerning the Store 24 Plaza as soon as it is available.

Mr. Kochenburger requested the Downtown Partnership website list the status of the expected opening dates of the businesses.

3. Right to Farm Ordinance and Municipal Tax Incentives for Farms

Mr. Schaefer moved, to schedule a public hearing for 7:30 PM at the Town Council's regular meeting on July 23, 2012, to solicit public comment regarding the following ordinances:

- An Ordinance Regarding the Right to Farm
- An Ordinance Regarding Farm Tax Abatements
- An Ordinance Providing an Additional Property Tax Exemption for Farm Machinery
- An Ordinance Providing a Property Tax Exemption for Farm Buildings

Council members discussed whether a PZC review would be beneficial; the effect the ordinance might have on enforcement of the nuisance ordinance; the breakdown of the projected \$23,000 tax abatement total from the Assessor; the effect the ordinance might have on existing and future farming operations in Town and the allotment of time for citizens who wish to comment at the public hearing.

Mr. Shapiro moved to call the question. Seconded by Mr. Paulhus the motion passed with all in favor except Mr. Freudmann. The motion passed.

The motion to approve the motion passed with all in favor except Mr. Freudmann.

4. Community Water and Wastewater Issues

Matt Hart discussed UConn's plans to amend the EIE to include a proposal from the MDC to provide water to the University and Town. A public scoping meeting will be held on June 21, 2012 in the Council Chamber at 5:30 p.m. Testing reports from local possible well fields indicated a less than anticipated yield.

VIII. NEW BUSINESS

5. CT DEEP Open Space and Watershed Acquisition Grant – Laguardia Property

Mr. Schaefer moved and Mr. Paulhus seconded, to refer the proposed acquisition of the 18.7 acre LaGuardia property to the Planning and Zoning Commission for review under Connecticut General Statutes§8-24.

The motion to approve the motion passed with all in favor except Mr. Freudmann.

6. Capital Improvement Program Closeouts/Adjustments

Mr. Ryan, Chair of the Finance Committee, moved effective June 11, 2012, to approve the adjustments to the Capital Projects fund as presented by the Director of Finance in her correspondence dated June 6, 2012.

In response to questions, Town Manager Matt Hart and Finance Director clarified the \$3,000,000 adjustment to the Capital Projects Fund for the Leyland/EDR infrastructure project.

The motion passed unanimously.

7. Classification – Revenue Clerk

Mr. Shapiro, for the Personnel Committee, moved effective June 11, 2012 to create the classification of Revenue Clerk and set the pay grade for the position at grade 6, salary range of \$16.90/hr - \$20.27/hr of the town administrators pay plan.

The motion passed unanimously.

8. Independence Day Ceremonial Presentation Planning Subcommittee

Mr. Kochenburger (Chair), Ms. Moran and Ms. Keane agreed to serve on the Independence Day Ceremonial Presentation Planning Subcommittee. The event will be held prior to the meeting on July 9, 2012.

IX. DEPARTMENTAL AND COMMITTEE REPORTS

No comments offered

X. REPORTS OF COUNCIL COMMITTEES

Mr. Kochenburger, Chair of the Committee on Committees recommended the appointment of Roberta Coughlin as an alternate on the Open Space Committee.

The motion passed unanimously.

The Committee also recommended a Freedom of Information Session be offered following each municipal election.

Mr. Ryan, Chair of the Finance Committee, reported the Committee has been discussing using the 1% bonding opportunity as authorized in the Charter to further the Four Corners water and sewer project. They have also been discussing a policy regarding investment strategies.

Ms. Moran, Chair of the Personnel Committee, reported proposed changes to the Town Managers evaluation process will make it significantly easier and straightforward.

XI. PETITIONS, REQUESTS AND COMMUNICATONS

9. Willowbrook Road Association (5/24/12)

10. L. Hultgren re: Residents along North Eagleville Road between Hunting Lodge Road & Northwood Road

11. Legal Notice: Action Repealing and Replacing the Ethics Ordinance with Adoption of a Revised Ethics Ordinance (Code of Ethics)

12. State of Connecticut Senate Bill No. 218 Public Act No. 12-73: An Act Concerning Polling Places for Primaries, Registrars of Voters, Registry Lists, Voting District Maps, Election Returns and Supervised Absentee Voting at Institutions

13. National Society United States Daughters of 1812

14. Ten Fundamental Principles of Smart School Siting

XII. FUTURE AGENDA

No items were suggested.

Mr. Shapiro moved and Mr. Paulhus to move into executive session to discuss strategy and negotiations with respect to pending claims and litigation, in accordance with CGS§1-200(6)(B) and sale or purchase of real property, in accordance with CGS§1-200(6)(D) and to include the Town Manager Matt Hart.

XIII.EXECUTIVE SESSION

Strategy and Negotiations with Respect to Pending Claims and Litigation, in accordance with CGS§1-200(6)(B)

Present: Freudmann, Keane, Kochenburger, Moran, Paulhus, Ryan, Schaefer, Shapiro
Also Present: Town Manager Matt Hart

Sale or purchase of real property, in accordance with CGS§1-200(6)(D)

Present: Freudmann, Keane, Kochenburger, Moran, Paulhus, Ryan, Schaefer, Shapiro

Also Present: Town Manager Matt Hart

XIV. ADJOURNMENT

The Council reconvened in regular session. Mr. Kochenburger moved and Mr. Schaefer seconded to adjourn.

Antonia Moran, Deputy Mayor

Mary Stanton, Town Clerk